4/06/09 10:04:55 45 BK 606 PG 71 DESOTO COUNTY, MS W-E- DAVIS, CH CLERK

Substitute Trustee's Deed Indexing Instructions

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Lot 104, Sec C, Plum Point Villages S/D, in Sec 6, T-2-S, R-7-W, Desoto Co., MS

STATE OF MISSISSIPPI COUNTY OF DeSoto

WHEREAS, on the 24th day of August, 2007 and acknowledged on the 24th day of August, 2007, Joseph Scott Upton, a single man, executed and delivered a certain Deed of Trust unto Charles A Myers, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2781 at Page 222; and

WHEREAS, on the 10th day of February, 2009, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto Wells Fargo Bank, NA, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2993 at Page 99; and

WHEREAS, on the 11th day of February, 2009 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2995 at Page 230; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated February 26, 2009 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 31st day of March, 2009, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 31st day of March, 2009, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi the following described real property, to-wit:

Lot 104, Section "C", Plum Point Villages Subdivision, in Section 6, Township 2 South, Range 7 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 27, Pages 52-55 in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, at said sale Wells Fargo Bank, NA was the highest bidder and best bidder, therefore, for the sum of \$120,738.00 and the same was then and there struck off to Wells Fargo Bank, NA and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

WHEREAS, Wells Fargo Bank, NA, has requested transfer and assignment of its bid to Secretary of Veterans Affairs, an Officer of the United States of America and has authorized the undersigned to convey the property described above to Secretary of Veterans Affairs, an Officer of the United States of America and the undersigned, by execution of this instrument, does hereby transfer and assign all right, title, and interest of Wells Fargo Bank, NA, as the highest and best bidder to Secretary of Veterans Affairs, an Officer of the United States of



America, pursuant to authority granted to the undersigned in the aforementioned Substitution of Trustee.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substitute Trustee, do hereby sell and convey unto Secretary of Veterans Affairs, an Officer of the United States of America the land and property herein described.

I convey only such title as is vested in me as Substitute Trustee

cls/F09-0342

WITNESS MY SIGNATURE, this the	_day of	, 2009.
Ull		
Emily Kaye Courteau, Substitute Trustee		
STATE OF LOUISIANA		
PARISH OF OUACHITA		
PERSONALLY CAME AND APPEARED BEFORM the aforesaid jurisdiction, on this, the dathe within named Emily Kaye Courteau, Substitute executed the above and foregoing instrument of so to do as Substitute Trustee.	ay of April te Trustee, who acknowledged that	, 2009, (s)he
L.Q.L. NOTARY	AT DEATH MY COMMISSION EXPIRES	
ADDRESSES:		withing aDON

GRANTOR: **Emily Kaye Courteau** 2309 Oliver Road Monroe LA 71201 318-330-9020

Ron D. Gordon Notary No. 61577 Notary Public, Ouach

My Commission Expir

GRANTEE:

Secretary of Veterans Affairs, an Officer of the United States of America P. O. Box 1437 St. Petersburg, FL 33731 727-319-7200

THIS DOCUMENT WAS PREPARED BY:

MORRIS & ASSOCIATES 2309 OLIVER RD. MONROE, LA 71201 318-330-9020



PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the CLERK of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper _____ consecutive times, as follows, to-wit:

	111/10/100	
Substitute Truster's Notice of Sale STATE OF INTESSISSIPPI COUNTY OF DeBoto WHEREAS, on the 24th day of August, 2007 and acknowl-	Volume No. 114 on the 10 day of 100., 2009	
WHEREAS, on the 24th day of	11/ 17 400	
edged on the 24th day of August, 2007, Joseph Scott	Volume No	
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of Trust unto Charles A Myers, Trustee for Mortonine	voiding No on the day of, 2009	
Trustee for Mortgage		
Trustee for Mortgage Electronic Programme Systems, Inc., Beneficiary, to secure an indebtechess therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2781 at Page 222; and WHEREAS, on the 10th day of		
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Book 2781 at Page 222; and	J. 115, 2009	
WHEREAS, on the 10th day of		
February, 2009, Mortgage Electronic Registration	Volume No	
Systems Inc. essioned sold	Volume No on the day of, 2009	
Systems, Inc., assigned said Deed of Trust unto Wells Fargo		
Bank, NA, by instrument recorded in the office of the aforesald Chancery Clerk in		
recorded in the office of the		
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WHEREAS, on the 11th day of	(I/ICAA) (WUAI A)	
February, 2009, the Holder of	June Freeda	
said Deed of Trust substituted	_	
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Deed of Trust, by Instrument		
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WHEREAR defend headen have		
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having requested the under-		Ĭ. ž.
algred so to do, on the Stat day of March, 2008, I will dur-	By Judy X. Chudas	\ *
day of March, 2009, I will dur-	TO S GIABLE	1
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public outcry, offer for sale and		j
11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2835 Hwy, 51 South at Hernando,	NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE MY COMMISSION EXPIRES: JANUARY 16, 2013	1
at Courthouse located at 2535	MV COMMISSION EVENDES. IAMIATOV 40 0040	1
Mississioni. for each to the	MY COMMISSION EXPIRES: JANUARY 18, 2013	
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